

IT IS HEREBY ADJUDGED  
and DECREED this is SO  
ORDERED.



**TIFFANY & BOSCO**  
P.A.

Dated: December 18, 2009

**2525 EAST CAMELBACK ROAD  
SUITE 300  
PHOENIX, ARIZONA 85016  
TELEPHONE: (602) 255-6000  
FACSIMILE: (602) 255-0192**

  
SARAH S. CURLEY  
U.S. Bankruptcy Judge

Mark S. Bosco  
State Bar No. 010167  
Leonard J. McDonald  
State Bar No. 014228  
Attorneys for Movant

09-28258/0077886893

**IN THE UNITED STATES BANKRUPTCY COURT  
FOR THE DISTRICT OF ARIZONA**

IN RE:

Mark A. Cantarella and Melissa J. Cantarella  
Debtors.

Wells Fargo Bank, N.A.  
Movant,  
vs.

Mark A. Cantarella and Melissa J. Cantarella,  
Debtors, Dale D. Ulrich, Trustee.

Respondents.

No. 2:09-BK-26777-SSC

Chapter 7

ORDER

(Related to Docket #9)

Movant's Motion for Relief from the Automatic Stay and Notice along with the form of proposed Order Lifting Stay, having been duly served upon Respondents, Respondents' counsel and Trustee, if any, and no objection having been received, and good cause appearing therefore,

IT IS HEREBY ORDERED that all stays and injunctions, including the automatic stays imposed

1 by U.S. Bankruptcy Code 362(a) are hereby vacated as to Movant with respect to that certain real  
2 property which is the subject of a Deed of Trust dated August 21, 2007 and recorded in the office of the  
3 Maricopa County Recorder wherein Wells Fargo Bank, N.A. is the current beneficiary and Mark A.  
4 Cantarella and Melissa J. Cantarella have an interest in, further described as:

5 That part of the Northeast quarter of Seetion 33. Township 5 North, Ranch 4 East of the Gila and  
6 Salt River Base and Meridian. Maricopa County, Arizona, more particularly described as follows:

7 Commencing at the Northeast corner of said Section 33;

8 Thence South 00 degrees 23 minutes 23 seconds East along the East line of said Section 33, also  
being the centerline of 64'" Street, a distance of 825.21 feet;

9 Thence South 89 degrees 36 minutes 37 seconds West, a distance of 40.00 feet to a point on the  
West right of way of 64'" Street as dedicated in Ilocket 8204, rage 394;

10 Thence Sonth 89 degrees 21 minutes 33 seconds West, a distance 01'230.53 feet to the Northeast  
11 corner thereof and the True point of beginning;

12 Thence South 00 degrees 23 minutes 23 seconds East, a distance of 235.00 feet to the Southeast  
corner thereof;

13 Thence South 89 degrees 21 minutes 33 seconds West, a distance of 182.98 feet to the Southwest  
14 corner thereof;

15 Thence North 00 degrees 23 minntes 23 seeonds West. a distance of 235.00 feet to the Northwest  
corner thereof;

16 Thence North 89 degrees 21 minutes 33 seconds East, a distance of 182.98 feet to the point of  
17 beginning.

18 IT IS FURTHER ORDERED that Movant may contact the Debtors by telephone or written  
19 correspondence regarding a potential Forbearance Agreement, Loan Modification, Refinance  
20 Agreement, or other Loan Workout/Loss Mitigation Agreement, and may enter into such agreement  
21 with Debtors. However, Movant may not enforce, or threaten to enforce, any personal liability against  
22 Debtors if Debtors' personal liability is discharged in this bankruptcy case.

23 ...

24 ...  
25 ...  
26

IT IS FURTHER ORDERED that this Order shall remain in effect in any bankruptcy chapter to which the Debtor may convert.

DATED this \_\_\_\_ day of \_\_\_\_\_, 2009.

JUDGE OF THE U.S. BANKRUPTCY COURT